

Statement of Information

Single residential property located outside the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode

3B GREVILLEA AVENUE, KANGAROO FLAT, VIC

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single Price:

\$295,000

Median sale price

Median price

\$315,000

House

X

Unit


Suburb

KANGAROO FLAT

Period

01 July 2017 to 30 June 2018

Source



Comparable property sales

These are the three properties sold within five kilometres of the property for sale in the last 18 months that the estate agent or agent’s representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
29 PATTISON DR, KANGAROO FLAT, VIC 3555	\$275,000	06/06/2018
3 GOODENIA AVE, KANGAROO FLAT, VIC 3555	\$298,000	24/11/2017
2 GREVILLEA AVE, KANGAROO FLAT, VIC 3555	\$290,000	14/08/2017